

Property Information

Property Names

Name Explanation	Name
Function/Location	House, 1025 Grady Avenue

Property Evaluation Status

Property Addresses

Current - 1025 Grady Avenue

County/Independent City(s):	Charlottesville (Ind. City)
Incorporated Town(s):	No Data
Zip Code(s):	22903
Magisterial District(s):	No Data
Tax Parcel(s):	No Data
USGS Quad(s):	CHARLOTTESVILLE EAST

Additional Property Information

Architecture Setting: Urban

Acreeage: No Data

Site Description:

January 2020: This two-story house is located on the north side of Grady Avenue between 11th Street NW and 10 1/2 Street NW. There is a white picket fence along the front (southwest) property line, bushes and a paved driveway to the northwest of the house, and a large tree in the rear of the property. There is a one-story shed to the north of this property. This property consists of a house and a shed.

Surveyor Assessment:

January 2020: According to Charlottesville City Property Records, this house was constructed in 1937 (City of Charlottesville GIS Viewer 2020). This is supported in the Sanborn Maps, since the house does not appear in the 1929 Sanborn Map, but it is present in the 1950 map with the same footprint it has today (Sanborn Map Company 1929; Sanborn Map Company 1950; USGS 2017). The front and rear porches, which are open in the Sanborn Maps, have since been enclosed, but the dates are not clear on aerial photographs. The house had a garage to the northwest of the property in the 1950 Sanborn Map (Sanborn Map Company 1950). There is a garage in this location today that appears to have a larger footprint than the one in the Sanborn Map, but the date of expansion is not known (Sanborn Map Company 1950; NETR 1963; USGS 1994). The garage now functions as a shed.

This property retains excellent integrity of location and setting. The integrity of design, materials, and workmanship for this property have been mildly compromised by replacement cladding, the enclosure of the front and rear porches, and replacement windows. This property retains excellent integrity of feeling and association. Overall, this property retains good integrity.

This property is recommended as not individually eligible for listing in the NRHP due to a lack of historical significance. However, it is located in the potential 10th & Page Historic District, which is recommended as potentially eligible for listing in the NRHP. Further study is recommended to determine if the 10th & Page Historic District is eligible for listing in the NRHP under Criterion A in the areas of Ethnic Heritage, Community Planning and Development, and Social History, and under Criterion C in the area of Architecture. This property includes one contributing primary resource and one contributing secondary resource.

Surveyor Recommendation: Recommended Not Eligible

Ownership

Ownership Category	Ownership Entity
Private	No Data

Primary Resource Information

Resource Category:	Domestic
Resource Type:	Single Dwelling
NR Resource Type:	Building
Date of Construction:	1937
Date Source:	Local Records
Historic Time Period:	World War I to World War II (1917 - 1945)
Historic Context(s):	Domestic
Other ID Number:	No Data

Architectural Style: Vernacular
Form: Square
Number of Stories: 2.0
Condition: Good
Threats to Resource: None Known

Architectural Description:

January 2020: This two-story house sits on a stuccoed foundation, is clad in aluminum siding, and has a hipped roof covered in standing seam metal. There is an interior brick chimney on the northwest roof slope. The southwest (front) facing façade features a one-story, full-width, enclosed porch with a hipped roof, that is accessed by wood stairs. The majority of the windows have fixed wood shutters. The northeast (rear) elevation has a one-story wing with a front-gabled roof in the center and an enclosed porch on the northwest end. Visible fenestration includes three-over-three, double-hung, vinyl windows; one-over-one, double-hung, metal windows; four-over-four, double-hung, vinyl windows; and a single-leaf, wood door with a metal storm door.

Exterior Components

Component	Component Type	Material	Material Treatment
Chimneys	Interior Slope	Brick	Stretcher Bond
Foundation	Solid/Continuous	Unknown	Stuccoed/Parged
Porch	1-Story Full-Width	Aluminum	Screened/Enclosed
Structural System and Exterior Treatment	Wood Frame	Aluminum	Siding
Windows	Double-hung	Vinyl	No Data
Roof	Hipped	Metal	No Data

Secondary Resource Information

Secondary Resource #1

Resource Category: Domestic
Resource Type: Shed
NR Resource Type: Building
Date of Construction: ca 1937
Date Source: Map
Historic Time Period: World War I to World War II (1917 - 1945)
Historic Context(s): Domestic
Other ID Number: No Data
Architectural Style: No discernible style
Form: Square
Number of Stories: 1.0
Condition: Good
Threats to Resource: None Known

Architectural Description:

January 2020: There is a one-story shed to the north of the house. The shed is constructed of cement block and has a shallow, side-gabled, asphalt shingled roof with a rear shed roof extension. Visible fenestration includes a single-leaf, plywood door; and sliding plywood garage doors. However, this building does not appear to function as a garage anymore.

Exterior Components

Component	Component Type	Material	Material Treatment
Foundation	Solid/Continuous	Concrete	Block
Structural System and Exterior Treatment	Masonry	Concrete	Block
Roof	Side Gable	Asphalt	No Data

Historic District Information

Historic District Name: No Data
Local Historic District Name: No Data
Historic District Significance: No Data

CRM Events

Event Type: Survey:Phase I/Reconnaissance

Project Review File Number: *No Data*
Investigator: Erin Que
Organization/Company: The 106 Group Ltd.
Photographic Media: Digital
Survey Date: 2/5/2020
Dhr Library Report Number: *No Data*

Project Staff/Notes:

Erin Que, Principal Investigator and Sr. Architectural Historian
Holly Good, Architectural Historian
Saleh Miller, Sr. Architectural Historian

Project Bibliographic Information:

City of Charlottesville GIS Viewer
2020 Property Record. Electronic document, <http://gisweb.charlottesville.org/GisViewer/>, accessed January 27, 2020.

Hill Directory Co.
1931, 1940, 1950, 1959 Hill's Charlottesville City Directory. Hill Directory Co., Inc., Publishers, Richmond, Virginia.

National Environmental Title Research, LLC [NETR]
1963-2016 Historical Aerial Photograph, Charlottesville Independent City, Virginia. Electronic document, <http://historicaerials.com/>, accessed March 19, 2020.

Neighborhood Development Services
2012-2016 The 10th and Page Historic Survey. On file at the City of Charlottesville Neighborhood Development Services, Charlottesville, Virginia.

Sanborn Map Company
1907, 1913, 1920, 1929, 1950 Fire Insurance Map of Charlottesville, Virginia. Sanborn Map Company, New York, New York.

United States Geological Survey [USGS]
1994-2019 Historical Aerial Photograph, Charlottesville Independent City, Virginia. Electronic document, accessed on Google Earth, February 20, 2020.

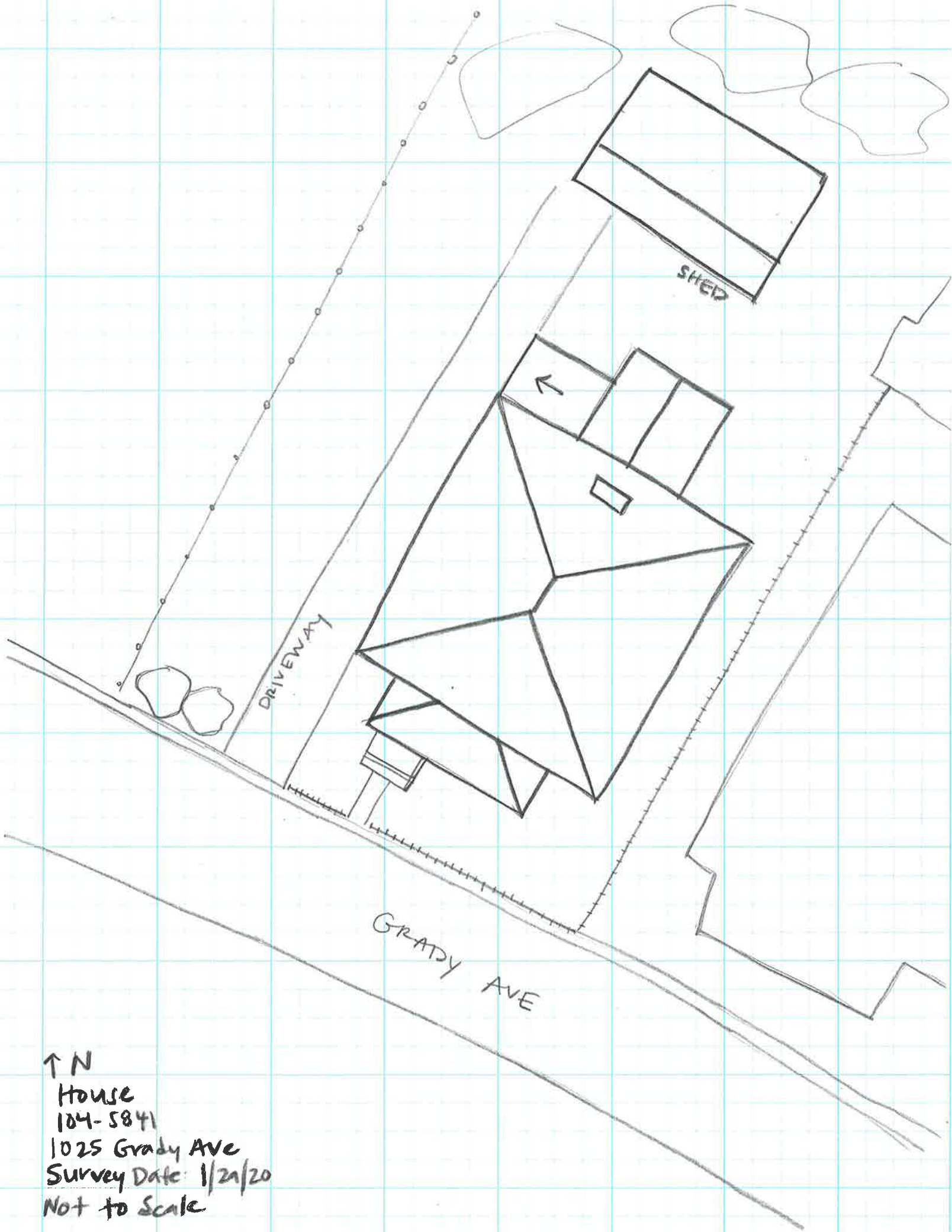
Bibliographic Information

Bibliography:

No Data

Property Notes:

No Data



↑ N
House
104-5841
1025 Grady Ave
Survey Date: 1/21/20
Not to Scale